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Recording Requested By: Simplifile

When Recorded Mail To:

NAME: Helen Wu, Senior Paralegal (FSA)

MAILING ADDRESS:

U.S. Attorney's Office

Asset Forfeiture & Recovery Section

312 N. Spring Street, 11th Floor

Los Angeles, CA 90012

SPACE ABOVE THIS LINE RESERVED FOR RECORDER'S USE

LIS PENDENS

Please Note: Exempt from the fee per GC 27388.1(a)(2); executed or recorded by a government agency.

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11 Attorneys for Plaintiff
UNITED STATES OF AMERICA

12 UNITED STATES DISTRICT COURT

13 FOR THE CENTRAL DISTRICT OF CALIFORNIA

14 UNITED STATES OF AMERICA,

15 Plaintiff,

16 v.

17 ANDREW HOANG DO,

18 Defendant.

19
20 RHIANNON MINH CHAU DO,

21 Titleholder.
22

No. 8:24-CR-00126-JVS

LIS PENDENS

23 NOTICE IS HEREBY GIVEN that the foregoing action has been
24 commenced and is now pending in the United States District Court for
25 the Central District of California between the parties above-named.
26 As part of that action, the United States may seek the forfeiture of
27 real property (the "Subject Property") located at [REDACTED]
28

1 [REDACTED] Tustin, California [REDACTED] in Orange County, State of
2 California, Assessor Parcel Number 401-481-18, and is more
3 particularly described as follows:

4 LOT 19 OF TRACT NO. 2407, IN THE COUNTY OF ORANGE, STATE OF
5 CALIFORNIA, AS PER MAP RECORDED IN BOOK 66, PAGES 48 AND 49
6 OF MISCELLANEOUS MAPS, IN THE OFFICE OF THE COUNTY RECORDER
7 OF SAID COUNTY.

8 APN 401-481-18

9 For further information concerning the forfeiture, reference may
10 be had to the records of the Clerk of the Court for the United States
11 District Court at Los Angeles, California.

12 Title to the Subject Property is recorded in the name of
13 Rhiannon Minh Chau Do, a single woman.

14 Dated: October 30, 2024

Respectfully submitted,

15 E. MARTIN ESTRADA
16 United States Attorney
17 MACK E. JENKINS
18 Assistant United States Attorney
19 Chief, Criminal Division
20 JONATHAN GALATZAN
21 Assistant United States Attorney
22 Chief, Asset Forfeiture & Recovery
23 Section

24 

25 TARA B. VAVERE
26 Assistant United States Attorney
27 Asset Forfeiture & Recovery Section

28 Attorneys for Plaintiff
UNITED STATES OF AMERICA

PROOF OF SERVICE BY CERTIFIED MAIL

I am over the age of 18 and I am not a party to the above-titled action. I am employed by Office of the United States Attorney for the Central District of California. My business address is 312 North Spring Street, 11th Floor, Los Angeles, California 90012.

On **October 30, 2024**, I served a copy of LIS PENDENS, on each person or entity named below by enclosing a copy in an envelope addressed as shown below and placing the envelope for collection and mailing by certified mail, return receipt requested, on the date and at the place shown below following our ordinary office practices.

TO: SEE SERVICE LIST

I am readily familiar with the practice of this office for collection and processing correspondence for mailing. On the same day that correspondence is placed for collection and mailing, it is deposited in the ordinary course of business with the United States Postal Service in a sealed envelope with postage fully prepaid.

I declare under penalty of perjury under the laws of the United States of America that the foregoing is true and correct.

I declare that I am employed in the office of a member of the bar of this court at whose direction the service was made.

Executed on: October 30, 2024 at Los Angeles, California.


CECILIA PALACIOS, Paralegal

SERVICE LIST

EMET Mortgage
2601 Saturn Street, Suite 200
Brea, CA 92821

Current Resident

Tustin, CA

Rhiannon Minh Chau Do
c/o David W. Wiechert
Jessica C. Munk
Wiechert, Munk, & Goldstein, PC
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